

CITY COUNCIL, CITY OF LODI
CITY HALL, CITY OF LODI
WEDNESDAY, AUGUST 6, 1980

A Special Meeting of the City Council of the City of Lodi was held pursuant to written notice being mailed or hand delivered to each member of the City Council, KCVR, Lodi News Sentinel, KCRA-TV NEWS, Lodi Cable TV, Stockton Record, and Lodi Life and Times.

The meeting was called to order at 7:30 p.m. by Mayor Katnich at which time the Council met in Executive Session.

The heretofore mentioned notice advised that the business to be transacted at this special meeting shall be in Executive Session and shall consist of personnel matters.

The regular meeting of the City Council of the City of Lodi was then held commencing at 8:00 p.m. in the City Hall Council Chambers.

Roll Call was recorded by the City Clerk as follows:

Present: Councilmen - Hughes, McCarty,
Murphy, Pinkerton
and Katnich (Mayor)

ROLL CALL

Absent: Councilmen - None

Also

Present: City Manager Glaves, Assistant
City Manager Glenn, Assistant City
Engineer Glenn Robison, Community
Development Director Schroeder,
City Attorney Stein, and City
Clerk Reimche

INVOCATION

The invocation was given by Reverend
Robert Mattheis, St. Paul's Lutheran Church.

PLEDGE

Mayor Katnich led the Pledge of Allegiance
to the flag.

VARIOUS COMPLAINTS

RECEIVED FROM CITIZENRY

Following an inquiry by Mayor Katnich as to whether there was anyone in the audience wishing to speak on a non-agenda item, the following persons addressed the Council:

a) Mrs. Beverly D. Ciralski, 309 W. Pine,
Apt. #9, Lodi, California

Ms. Ciralski stated that she feels the position of Mayor in a City the size of Lodi should be a full time position.

Ms. Ciralski also outlined numerous complaints regarding various installations throughout the City. Mayor Katnich indicated his willingness to join Ms. Ciralski on a walking tour of the City to investigate the subjects of her complaints.

b) Mr. Mike Sabo, 4264 E. Almond Drive, Lodi, California addressed the Council stating he would like to connect to City water. Mr. Sabo indicated that he feels the City's present policy for charging for such a connection is not just and should be amended to allow for prorating.

Council discussion followed with questions being directed to Staff and to Mr. Sabo. No formal action was taken by the City Council on the matter.

Continued August 6, 1980

PUBLIC HEARINGS

Notice thereof having been published in accordance with law and an affidavit of publication being on file in the office of the City Clerk, Mayor Katnich called for the hearing to consider redesignating portions of the proposed Lake Shore Village Subdivision which is located on the south side of West Kettleman Lane (State Route 12) west of Woodbridge Irrigation District right-of-way as commercial and Medium Density Residential.

The matter was introduced by Community Development Director Schroeder, who presented diagrams of the subject area for Council's perusal and responded to questions regarding the matter as were directed by the City Council.

The following person spoke on behalf of the proposed redesignation:

a) Mr. Douglas Unruh, Grupe Communities, Inc.
2291 West March Lane, Stockton, Ca.

GENERAL PLAN LAND-USE
ELEMENT AMENDMENT NO.
GP-LU-80-2

The following persons spoke in opposition to the proposal:

a) Mr. John Blodgett, 2510 Summit Drive,
Escondido, California.

b) Mrs. Barbara J. Lea, 4266 Almond Drive,
Lodi.

c) Mr. Wilbert Ruhl, 3933 Almond Drive, Lodi.

d) Mrs. Pat Blodgett, 13050 N. Highway 99,
Lodi.

There being no other persons wishing to speak on the matter, the public portion of the hearing was closed.

A lengthy discussion followed with questions being directed to Staff and to persons in the audience who had given testimony.

On motion of Councilman Hughes, Pinkerton second, Council designated that the proposal to redesignate portions of the proposed Lake Shore Village Subdivision which is located on the south side of West Kettleman Lane (State Route 12) west of Woodbridge Irrigation District right-of-way as Commercial and Medium Density Residential be incorporated in an Ordinance approving the General Plan-Land Use Element Amendment No. GP-LU-80-2, which would also include redesignating the southwest corner of Almond Drive and South Cherokee Lane as Medium Density Residential, which segment had been approved at an earlier meeting. The motion carried by the following vote:

Ayes: Councilmen - Hughes, Pinkerton,
Katnich

Noes: Councilmen - McCarty and Murphy

Absent: Councilmen - None

Abstain: Councilmen - None

Continued August 6, 1980

Notice thereof having been published in accordance with law and an affidavit of publication being on file in the office of the City Clerk, Mayor Katnich called for the hearing to consider the recommended approval of General Plan-Land Use Element Amendment No. GP-LU-80-2 which includes (a) redesignating the southwest corner of Almond Drive and South Cherokee Lane as Medium Density Residential and (b) redesignating portions of the proposed Lake Shore Village Subdivision which is located on the south side of West Kettleman Lane (State Route 12) west of Woodbridge Irrigation District right-of-way as Commercial and Medium Density Residential.

The matter was introduced by Community Development Director Schroeder who presented diagrams of the subject area and responded to questions as were posed by the City Council.

The following person spoke on behalf of the matter:

a) Mr. Douglas Unruh, Grupe Communities, Inc.
2291 West March lane, Stockton, California.

The following persons spoke in opposition to the proposal:

a) Mrs. Barbara J. Lea, 4266 Almond Drive,
Lodi.

b) Mr. Wilbert Ruhl, 3933 Almond Drive, Lodi.

c) Mrs. Pat Blodgett, 13050 N. Highway 99,
Lodi.

Mrs. Nancy Jones, Board Member of the Governing Board of the Lodi Unified School District addressed the Council on the subject of impaction of schools within the Lodi Unified School District. Mrs. Jones indicated that this proposed development will bring in an additional 2400 children into already impacted schools. Mrs. Jones urged the Council to condition the approval of this proposal by directing the developers to work with the school district toward some type of remedy to alleviate the school facility needs of these children.

Mr. Constantine Baranoff, Director of Facilities and Planning, Lodi Unified School District addressed the Council on provision of AB 8 that provides for the creation of certain assessment district for school construction. Mr. Baranoff indicated that he felt this concept would be feasible in this case.

There being no other persons in the audience wishing to speak on the matter, the public portion of the hearing was closed.

Continued August 6, 1980

Councilman Hughes then moved for introduction of Ordinance No. 1207 approving General Plan-Land Use Element Amendment No. GP-LU-80-2 which includes (a) redesignating the southwest corner of Almond Drive and South Cherokee Lane as Medium Density Residential and (b) redesignating portions of the proposed Lake Shore Village Subdivision which is located on the south side of West Kettleman Lane (State Route 12) west of Woodbridge Irrigation District right-of-way as Commercial and Medium Density Residential. The motion was seconded by Councilman Pinkerton and carried by the following vote:

Ayes: Councilmen - Hughes, Pinkerton, and Katnich

ORD. NO. 1207
INTRO.

Noes: Councilmen - Murphy and McCarty

Absent: Councilmen - None

Abstain: Councilmen - None

RECESS

Mayor Katnich declared a five-minute recess and the Council reconvened at approximately 10:15 p.m.

Notice thereof having been published in accordance with law and an affidavit of publication being on file in the office of the City Clerk, Mayor Katnich called for the hearing to consider the City Planning Commission's recommended approval of the request of Lodi Associates by Robert C. Evans and R. N. Young to rezone the 5.64 acre parcel at the southwest corner of Almond Drive and South Cherokee Lane from U-H, Unclassified Holding to P-D (20), Planned Development District No. 20.

The matter was introduced by Community Development Director Schroeder, who presented diagrams of the subject area and responded to questions as were posed by the City Council.

City Clerk Reimche read into record a letter received from Mr. Richard Young, General Partner, Lodi Associates and Bob Evans, General Partner, Lodi Associates which reads as follows:

"As the owners and developers of that property referred to as the Evans Property, we wish to inform you that we are aware of the action filed by Rural Land Owners Association, et al in case number 151180 filed in the Superior Court of the State of California, County of San Joaquin.

While that action does refer to the Evans Property, it does not appear to touch upon the Evans Property.

It is our purpose with this letter to hold harmless the City of Lodi from any and all liability arising out of the South East Lodi Final EIR (EIR 79-4) or from damages which may be suffered by Lodi Associates by the City continuing to process the final map relative to the Evans Property."

The following person spoke in favor of the proposed rezoning:

Continued August 6, 1980

a) Mr. Richard N. Young, Lodi Associates, 1200 Mt. Diablo Blvd., Suite 311, Walnut Creek, California 94596.

An informal petition bearing 60 signatures and a formal petition bearing 12 signatures stating, "We recommend the Evans Development of 5.64 acres at the southwest corner of Almond Drive and South Cherokee Lane remain low density" were filed with the City Clerk by Mr. Wesley Linda, 471 Almond Drive, Lodi. City Attorney Stein indicated that the formal petition bore the signature of the owners of twenty per cent or more of the owners of the frontage or property which will be directly affected by the proposed rezoning, and therefore this matter would require an affirmative vote by 4/5 of the entire council for passage.

The following persons spoke in opposition to the proposed rezoning:

a) Mrs. Barbara J. Lea, 4266 Almond Drive, Lodi.

b) Mr. Wilbert Ruhl, 3933 Almond Drive, Lodi.

REZONE 5.64 ACRES AT
S/W CORNER OF ALMOND
DRIVE & S. CHEROKEE LANE
FROM U-H TO P-D 20

ORD. NO. 1208
INTRO.

There being no other persons wishing to speak on the matter, the public portion of the hearing was closed.

Council discussion followed with questions being directed to Staff and to persons in the audience who had given testimony.

Mayor Pro Tempore McCarty then moved for introduction of Ordinance No. 1208 approving the request of Lodi Associates by Robert C. Evans and R. N. Young to rezone the 5.64 acre parcel at the southwest corner of Almond Drive and South Cherokee Lane from U-H, Unclassified Holding to P-D (20), Planned Development District No. 20. The motion was seconded by Councilman Hughes and carried by unanimous vote.

PREZONING OF LAKE
SHORE VILLAGE TO
P-D 21

ORD. NO. 1209
INTRO.

Notice thereof having been published in accordance with law and an affidavit of publication being on file in the office of the City Clerk, Mayor Katnich called for the public hearing to consider the City Planning Commission's recommended approval of the request of Grupe Development Company to prezone the area encompassed by Lake Shore Village on the south side of West Kettleman Lane (State Route 12) west of the Woodbridge Irrigation District right-of-way to P-D (21), Planned Development District No. 21 to provide for Single family residential and commercial uses.

The matter was introduced by Community Development Director Schroeder, who presented diagrams of the subject area and responded to questions as were posed by the City Council.

The following person spoke in support of the proposed prezoneing:

a) Mr. Douglas Unruh, Grupe Communities, Inc. 2291 West March Lane, Stockton, CA.

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The following persons spoke in opposition to the proposed rezoning:

a) Mr. Wilbert Ruhl, 3933 Almond Drive, Lodi.

b) Mrs. Pat Blodgett, 13050 N. Highway 99, Lodi.

Mrs. Nancy Jones, Board Member of the Governing Board of the Lodi Unified School District requested that the developer work with the school district to form an assessment district for school construction as provided for in AB 8.

There being no other persons in the audience wishing to speak on the matter, the public portion of the hearing was closed.

A lengthy discussion followed with questions being directed to Staff and to persons in the audience who had given testimony.

Mayor Katnich then moved for introduction of Ordinance No. 1209 approving the request of Grupe Development Company to rezone the area encompassed by Lake Shore Village on the south side of West Kettleman Lane (State Route 12) west of the Woodbridge Irrigation District right-of-way to P-D (21), Planned Development District No. 21 to provide for Single-family residential and commercial uses.

The motion was seconded by Councilman Hughes and carried by the following vote:

Ayes: Councilmen - Hughes, Pinkerton, and Katnich

Noes: Councilmen - Murphy and McCarty

Absent: Councilmen - None

Abstain: Councilmen - None

HELWIG REQUEST TO
REMOVE APPEAL FROM
AGENDA GRANTED

City Clerk Reimche apprised the Council that Mr. Lloyd Helwig had contacted her by telephone requesting that his appeal be removed from the agenda. On motion of Councilman Pinkerton, Murphy second, the appeal of Mr. Lloyd Helwig, % Helwig's Restaurant, 1030 S. Hutchins Street, Lodi of the Planning Commission's determination that a beauty college was not an appropriate use for the C-1, Neighborhood Commercial District was removed from the agenda.

RATIFICATION OF THE
FILING BY THE COMMUNITY
DEVELOPMENT DIRECTOR OR
NEGATIVE DECLARATION
FOR THE SAFETY/SEISMIC
SAFETY ELEMENT OF
GENERAL PLAN

Notice thereof having been published in accordance with law and affidavit of publication being on file in the office of the City Clerk, Mayor Katnich called for the public hearing to consider the ratification of the filing by the Community Development Director of Negative Declaration ND-80-7 for the Safety/Seismic Safety Element of the General Plan for the City of Lodi.

The matter was introduced by Mamie Starr, Assistant Planner, Community Development Department who then responded to questions as were posed by the City Council.

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There being no persons in the audience wishing to speak on the matter, the public portion of the hearing was closed.

Following discussion, on motion of Councilman Hughes, Murphy second, Council ratified the filing by the Community Development Director of Negative Declaration ND-80-7 for the Safety/Seismic Safety Element of the General Plan for the City of Lodi. The motion carried by unanimous vote.

Notice thereof having been published in accordance with law and affidavit of publication being on file in the office of the City Clerk, Mayor Katnich called for the public hearing to consider the City Planning Commission's recommendation that the Safety/Seismic Safety Element of the General Plan for the City of Lodi be adopted.

A presentation concerning the document was made by Mrs. Mamie Starr, Assistant Planner, Community Development Department. An indepth study of the document had been made by the City Council at earlier Informal Informational meetings of the City Council.

Addendums to the Seismic Safety Element as proposed at these earlier sessions were presented by Mrs. Staff as follows:

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RE: water supply and vehicular access in areas under construction. Council will discuss this further with regard to the potential impact upon the construction industry. An alternative would be: The City will inform builders in new developments that fire protection may be limited as a result of nonexistent or inadequate water supplies on-site and inadequate vehicular access.

Present City policy does not require completion of streets prior to construction and the water system is not completed until the end of the project in most cases. The most critical factor is probably vehicular access. However, streets are also a "fair weather" and time-consuming portion of the construction.

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Additional implementation measure

The City will investigate the possibility of amending the Building and/or Fire Codes to require certain types of construction and/or building occupancies to have sprinkler systems or other fire suppression measures for the purpose of limiting fire hazards and maintaining the City's Fire Insurance Rating.

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RE: Diagonal parking

In light of potential requests for diagonal parking, and recognition of the level of additional hazard posed by diagonal parking Council would like to consider an alternative wording. It is suggested that the following be considered:

Continued August 6, 1980

SAFETY/SEISMIC SAFETY
ELEMENT OF GENERAL
PLAN FOR CITY OF LODI

ADOPTED

ORD. NO. 1210
INTRO.

The City will monitor existing on-street diagonal parking situations in an effort to eliminate such parking in those areas where it is particularly hazardous. Proposals for new areas of diagonal parking will be studied and the potential hazards and benefits carefully weighed.

There being no persons in the audience wishing to speak on the matter, the public portion of the hearing was closed.

A lengthy discussion followed with questions regarding the document and proposed addendums being directed to Mrs. Starr.

Councilman Pinkerton then moved for introduction of Ordinance No. 1210 adopting the Safety/Seismic Safety Element of the General Plan for the City of Lodi including addendums discussed by Council.

The motion was seconded by Councilman Murphy and carried by unanimous vote.

COMMUNITY DRIVE
ABANDONMENT PUBLIC
HEARING CONTINUED TO
9/3/80

Following Staff's recommendation, the public hearing to consider the abandonment of Community Drive from Vine Street to Cochran Road was continued to the regular Council meeting of September 3, 1980 at 8:00p.m.

Notice thereof having been published and posted in accordance with law and affidavit of publication and posting being on file in the office of the City Clerk, Mayor Katnich called for the public hearing to consider the abandonment of a portion of the 5-foot public utility easement running north-south through the parcel at 488 E. Kettleman Lane, Lodi.

ORDER ADOPTED FOR
EASEMENT VACATION
488 E. KETTLEMAN
LANE

Council was apprised that the City had received a request from Mr. Vernon Ekstrom, owner of the subject parcel requesting that the easement be abandoned. Mr. Ekstrom has plans to construct a warehouse addition and the easement is within the proposed building area. Mr. Ekstrom has also paid the City of Lodi \$2,082 and granted other easements to relocate power poles that are located within the easement to be abandoned.

Council was further apprised that at its June 28th meeting, the Planning Commission determined that no public need existed and recommended that the City Council abandon a portion of a 5 foot public utility easement at 488 East Kettleman Lane.

There were no persons in the audience wishing to speak on the matter, and the public portion of the hearing was closed.

On motion of Councilman Pinkerton, Murphy second, Council by unanimous vote adopted an Order of Abandonment of a portion of the 5-foot public utility easement running north-south through the parcel at 488 E. Kettleman Lane, Lodi and directed the City Clerk to record same.

RECESS

Mayor Katnich declared a 5 minute recess, and the Council reconvened at approximately 11:05 p.m.

Continued August 6, 1980

PLANNING COMMISSION

City Manager Graves gave the following report of the Planning Commission meeting of July 14, 1980:

ITEMS OF INTEREST

The Planning Commission -

1. Approved the request of Glenn I. Baumbach, Baumbach and Piazza Consulting Engineers, on behalf of Bennett-Arnold Development Company for approval of a Tentative Map of Homestead Oaks, a condominium project proposed at 511 Murray Street in an area zoned C-1, Neighborhood Commercial.
2. Approved the request of Baumbach and Piazza, Consulting Engineers, on behalf of Ben Schaffer and Richard Entzi, for the approval of the Tentative Subdivision Map of Pinewood, a 13-lot, 2.1 acre subdivision on the north side of West Pine Street between North Loma Drive and North Mills Avenue. A Negative Declaration was also filed on this project.
3. Approved the request of Ron Heberle and Tim Thompson for approval of a Tentative Parcel Map to divide the one-acre parcel at 1438 Iris Drive into three single-family lots, two of which would be flag lots, in an area zoned R-1, Single-Family Residential.
4. Approved the request of Terry Piazza, Baumbach and Piazza, Consulting Engineers on behalf of Case Construction for approval of a Tentative Parcel Map to create three parcels from a portion of Lot 1 and Lots 3,5,7,9 and 11 of Block "C", Lodi Barnhart Tract (i.e. 104 Flora Street and 500-520 S. Main Street) in an area zoned M-2, Heavy Industrial.
5. Approved the request of Glen I. Baumbach, Baumbach and Piazza, Consulting Engineers on behalf of C. C. Wood Company for approval of a Tentative Parcel Map to join a 100-foot by 495 foot parcel to Lot 6, Industrial Lite Subdivision in an area zoned C-M, Commercial Light-Industrial, and M-2, Heavy Industrial.
6. Recommended that the San Joaquin County Planning Commission approve the request of Baumbach and Piazza, Consulting Engineers on behalf of Don Wiebe and Jim Duncan to re-classify property from R1-U to R-2, located on the north side of Academy Street between Lilac and Orange Streets, Town of Woodbridge.

City Manager Graves also gave a report on the Planning Commission meeting of July 28, 1980 as follows:

The Planning Commission -

- EASEMENT VACATION 488 E.1. Determined that no public need existed and recommended that the City Council abandon a portion of a 5 foot public utility easement at 488 East Kettleman Lane.
- KETTLEMAN LODI

Continued August 6, 1980

PROPOSED REZONING 245
FEET OF LOT 139 CAPELL
PARK FROM R-1, R-G-A
TO R-2 SET FOR HEARING

2. Recommended that the City Council rezone the easterly 245 feet of Lot 139, Capell Park (i.e. Grace Presbyterian Church property, 10 North Mills Avenue) from R-1, Single-Family Residential and R-CA, Garden Apartment Residential to R-2, Single-Family Residential to provide the proper zoning for the Pinewood Subdivision, a 13-lot; 2.1 acre tract on the north side of West Pine Street between North Mills Avenue and North Loma Drive.

On motion of Councilman Pinkerton, Hughes second, Council set the aforementioned item 2 for public hearing at 8:00 p.m. on August 20, 1980.

ITEMS OF INTEREST

The Planning Commission also -

1. Approved the request of Tim Haas for a Tentative Parcel Map to divide Lot 235, Vineyard Unit #3 (2500 Banyan Drive) to permit 2 zero lot line single-family dwellings in an area zoned P-D(10), Planned Development District No. 10.

2. Approved the request of Glen I. Baumbach, Baumbach and Piazza, Consulting Engineers, on behalf of Lodi Memorial Hospital for a Tentative Parcel Map to divide the property at 975 South Fairmont into two parcels in an area zoned R-C-P, Residential, Commercial, Professional.

3. Approved the request of Glen I. Baumbach, Baumbach, and Piazza, Consulting Engineer on behalf of John Teresi for the Tentative Subdivision Map of Teresi Industrial Park, a 47-lot industrial tract located on the South side of East Victor Road (State Route 12), east and west of the future extension of Myrtle Avenue in an area zoned M-2, Heavy Industrial.

4. Approved the request of Ronald S. Addington, R. W. Siegfried and Associates, Consulting Engineers, on behalf of Clark and McGrath Construction Company, for a Tentative Map of Winchester Oaks, a condominium project located at the northeast corner of Winchester Drive and West Harney Lane in an area zoned P-D(4), Planned Development District No. 4.

5. Approved the request of Clark and McGrath Construction Company for a Use Permit to construct a condominium project on Lots 3, 9, 10, and 11 of Winchester Acres (2524 Winchester Drive and 702, 711, and 712 McCoy Court) in an area zoned P-D(10), Planned Development District No. 10.

6. Approved the request of Clark and McGrath Construction Company for a Use Permit to convert apartments presently under construction on Lots 4, 5 and 8 of Winchester Acres (2424, 2510, 2516 Winchester Drive) to condominiums in an area zoned P-D (10), Planned Development District No. 10.

7. Denied the request of Robert Rocha for a Variance to increase the allowable distance that required off-street parking may be located from a business to permit parking spaces at 209 North Sacramento Street and 218 South School Street to be credited as off-street parking for a mortuary proposed for 215 South School Street in an area zoned C-2, General Commercial.

Continued August 6, 1980

COMMUNICATIONS

APPEAL OF S. H. REED OF
PLANNING COMMISSION'S
APPROVAL OF PINWOOD
SUBDIVISION TENTATIVE
MAP

City Clerk Reimche apprised the City Council that an appeal had been received from S. H. Reed of the Planning Commission's approval of the Tentative Map for the Pinewood Subdivision.

On motion of Councilman Pinkerton, Murphy second, the aforementioned matter was set for Public Hearing on August 20, 1980 at 8:00 p.m.

City Clerk Reimche presented the following application for Alcoholic Beverage Licenses which had been received:

ABC
LICENSES

a) United Vintners, Inc., 1 West Turner Rd and Sacramento Street, Winegrower Brandy Mfg'r Still, Beer and Wine Importer.

b) Guns, Michael L., Cherokee Service Center, 303 S. Cherokee Lane, Off Sale Beer and Wine, New License.

c) Valencia, William O., Valencia's Restaurant, 43 N. Sacramento St., On Sale Beer and Wine eating place Per to Per.

d) Gandarela, Antonio S., Monte Carlo, 9 N. Sacramento St., On Sale Beer and Wine Eating Place, Per to Per.

e) Tony's Pizzeria, Inc., 504 W. Lodi Ave., Anthony F. Darone Jr., and Petzer, Steven R. 504 W. Lodi Ave., On Sale Beer and Wine Eating Place, Per to Per and Prem to Prem.

f) Defer, Ronald E./Steven E., Rico's Pizza, 100 N. Cherokee Lane, On Sale Beer and Wine Eating Place, New License.

g) Ehrlich, Elmer E., Elmer's Cocktail Lounge, 100 S. Main St., Lodi, On Sale General Public Premises, Per to Per.

COUNTY PROPOSAL TO
INCREASE DOG LICENSE AND
DELINQUENT LICENSE
PENALTY FEES

The City Clerk presented a letter which had been received from C.E. Dixon, County Administrator advising that recently, it had been jointly proposed by the City of Stockton and the County of San Joaquin to consider an increase in the Dog License and Late Licensing Penalty Fee that would become effective January 1, 1981.

The proposal is as follows;

Dog License Fee

Non-neutered - \$2.00 increase from \$6.00 to \$8.00.

Delinquent Penalty Fee

Increase fee \$2.00 from \$6.00 to \$8.00.

The other fee of \$2.00 for neutered and spayed dogs would remain the same.

Mr. Dixon advises that it has been the Cities' and County's policy to attempt to maintain a uniform Dog License Fee throughout the County. This policy has worked well for the most part with a few minor exceptions according to Mr. Dixon.

Continued August 6, 1980

The County is now soliciting comments and approval or disapproval regarding this proposal and request responses by Friday, August 29, 1980.

With the tacit concurrence of the City Council, Mayor Katnich asked that this matter be included in the agenda for the August 20, 1980 Council meeting.

NOTICE OF PUBLIC HEARING
RE PROPOSED GENIE
REORGANIZATION

City Clerk Reimche read a notice which had been received from LAFCO advising of a Public Hearing to be held August 7, 1980 at 10:00 a.m. in the Chambers of the Board of Supervisors on the proposed Genie Reorganization, including detachment from Woodbridge Irrigation District and Woodbridge Water Users Conservation District.

RES. REC'D URGING
GOVERNOR TO LIFT THE
ODD-EVEN GAS DISTRIBUTION
SYSTEM IMMEDIATELY

City Clerk Reimche presented Resolution No. 1598 which had been received from the City of Pinole which strongly urges that the Governor lift the odd-even gas distribution system immediately due to the inconvenience caused generally throughout the State of California.

REPORTS OF THE CITY
MANAGER

In accordance with the report and recommendation of the City Manager, the following actions hereby set forth between asterisks, on motion of Councilman Pinkerton, Murphy second, were approved by Council.

MINUTES

THE MINUTES OF THE JULY 2, 1980 CITY COUNCIL MEETING WERE APPROVED AS WRITTEN AND MAILED.

CLAIMS

CLAIMS WERE APPROVED IN THE AMOUNT OF \$2,418,691.34.

ACCEPTANCE OF DOWNTOWN
UNDERGROUND DISTRICT NO.
5

Council was apprised that the contract which was awarded to W. R. Thomason, Inc. of Martinez for Downtown Underground District No. 5 has been completed in substantial conformance with the plans and specifications approved by the City Council. Council was informed that the difference between the contract amount (\$105,174.75) and the final contract price (\$118,600) is due to increases in actual over estimate quantities, and the costs incurred as extra work by the contractor were because of unforeseen subsurface conditions. On recommendation of City Manager Graves, Council adopted Resolution No. 80-91 accepting the improvements in Downtown Underground District No. 5 and directing the Public Works Director to file a Notice of Completion with the County Recorder's office.

RES. NO. 80-91

ACCEPTANCE OF 1020
WEST KETTLEMAN LANE

Council was informed that the improvements at 1020 West Kettleman Lane have been completed in substantial conformance with the requirements of the Development Agreement between the City of Lodi and Aladdin Real Estate, Inc., dated March 12, 1979, and as specifically set forth in the plans and specifications approved by the City Council. On recommendation of the City Manager, Council adopted the following resolution:

RES. NO. 80-92

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RESOLUTION NO. 80-92

RESOLUTION ACCEPTING THE DEVELOPMENT IMPROVEMENTS AND STREETS AT 1020 WEST KETTLEMAN LANE.

ACCEPTANCE OF IMPROVEMENTS AT AARON TERRACE

RES. NO. 80-93

City Manager Graves apprised the Council that subdivision improvements in Aaron Terrace have been completed in substantial conformance with the requirements of the Subdivision Agreement between the City of Lodi and Appian Land Company, Inc. dated December 17, 1979 and as specifically set forth in the plans and specifications approved by the City Council. On recommendation of the City Manager, Council adopted the following resolution:

RESOLUTION NO. 80-93

RESOLUTION ACCEPTING THE SUBDIVISION IMPROVEMENTS AND STREETS INCLUDED IN TRACT MAP NO. 1612, AARON TERRACE

ACCEPTANCE OF 1520 IRIS DRIVE

RES. NO. 80-94

Council was informed that the improvements at 1520 Iris Drive have been completed in substantial conformance with the requirements of the Development Agreement between the City of Lodi and R. Dean Pearson and Clarence H. Blewett, Jr. dated January 29, 1980 and as specifically set forth in the plans and specifications approved by the City Council.

On recommendation of the City Manager, Council adopted the following Resolution:

RESOLUTION NO. 80-94

RESOLUTION ACCEPTING THE DEVELOPMENT IMPROVEMENTS AND STREETS AT 1520 IRIS DRIVE

ITEMS WITHDRAWN FROM AGENDA

With the tacit concurrence of the City Council, the following matters were removed from the Agenda:

a) Agenda item "f" - "Establish Access Rights at 1700 S. Cherokee Lane"

b) Agenda item "g" - "Approve Agreement with State Land Commission re - Cluff Avenue"

Following discussion, with the tacit concurrence of the City Council, the following matter was deferred to the regular meeting of August 20, 1980:

a) Agenda item "h" - "Approve Contract for Telemetering System for Pump Stations"

CONTRACT WITH S.J. SAFETY COUNCIL APPROVED

RES. NO. 80-95

COUNCIL ADOPTED RESOLUTION NO. 80-95 APPROVING A CONTRACT WITH THE SAN JOAQUIN SAFETY COUNCIL FOR SAFETY SERVICES DURING FISCAL YEAR 1980-81

City Manager Graves presented the following bids which had been received to apply Class II Slurry Seal to City Streets:

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| <u>BIDDER</u> | <u>TOTAL S/F</u> | <u>TOTAL COST</u> |
|---------------------------------|------------------|-------------------|
| Calif. Pavement Maint. Co. | 364,095 | \$15,131.15 |
| Valley Slurry Seal Co., Inc. | 364,095 | \$16,639.15 |
| Graham Contractors, Inc. | 364,095 | \$17,112.47 |

Following recommendation of City Manager
Glaves, Council adopted the following resolution:

RESOLUTION NO. 80-96

AWARD - CONTRACT TO
APPLY CLASS II SLURRY
SEAL TO CITY STREETS

RES. NO. 80-96

RESOLUTION AWARDING THE CONTRACT TO APPLY
CLASS II SLURRY SEAL TO CALIFORNIA PAVEMENT
MAINTENANCE COMPANY THE LOW BIDDER, AT A
COST OF \$15,131.15.

HOLLY DRIVE AND POPLAR
STREET LIGHTING DISTRICT
DELINQUENT ASSESSMENTS

RES. NO. 80-97

Council was apprised that pursuant to Government
Code Section 5450 et seq, Council has the
authority to adopt a resolution providing for
collection of the delinquent assessments for
street lights construction in assessment
districts formed under the 1911 Act. A copy
of the delinquent assessments for the street
light construction in the Holly Drive Assessment
District and the Poplar Street Light Assessment
District were presented for Council's perusal.
Council adopted the following resolution
pursuant to this matter.

RESOLUTION NO. 80-97

RESOLUTION PROVIDING FOR THE COLLECTION OF
SPECIAL ASSESSMENTS FOR STREET LIGHT CONSTRUCTION
ON THE HOLLY DRIVE AND POPLAR STREET STREET
LIGHTING DISTRICTS BY THE COUNTY TAX COLLECTOR.

Council was informed that the City is in
receipt of a certified copy of Local Agency
Formation Commission Resolution No. 477 approving
the Marvin Reorganization (LAFC 16-80)
Including Annexation to the City of Lodi and
Detachment from the Woodbridge Rural County
Fire Protection District.

RESOLUTION MAKING DETER-
MINATION AND ORDERING
REORGANIZATION -
MARVIN'S ADDITION

RES. NO. 80-98

RESOLUTION NO. 80-98

RESOLUTION MAKING DETERMINATION AND ORDERING
REORGANIZATION WITHOUT PUBLIC HEARING AND
ELECTION PURSUANT TO SECTION 5627.1 OF THE
GOVERNMENT CODE OF THE STATE OF CALIFORNIA IN
THE MATTER OF THE MARVIN REORGANIZATION AND
DETACHMENT OF SAID TERRITORY FROM THE WOODBRIDGE
RURAL COUNTY FIRE PROTECTION DISTRICT.

It was proposed by Staff that a School Street
parking demonstration project be held on
Sunday, August 10, 1980 commencing at 1:00 p.m.
The purpose of the demonstration is to give
affected and interested parties an opportunity
to experience one-way traffic on School Street,
diagonal parking downtown, and narrowed,
landscaped intersections as recommended in a
proposed plan for improvements for Downtown
Lodi as prepared by Quad Consultants. In
response to questions, it was proposed that
potential future design and traffic conditions
be stimulated in a portion of the downtown
before specific implementation measures are
proposed to the City Council.

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0045 SCHOOL STREET PARKING
DEMONSTRATION PROJECT
APPROVED FOR SUNDAY,
8/10/80

A diagram detailing the proposed parking demonstration project was presented for Council's scrutiny.

COUNCIL APPROVED THE PROPOSED SCHOOL STREET PARKING DEMONSTRATION PROJECT SCHEDULED FOR SUNDAY, AUGUST 10, 1980.

AMENDED MEDICAL AND
DENTAL PREMIUMS
APPROVED

Council was approsed that the City has received notification of a 12.1% increase in dental premiums for all city employees. The new rates will be \$7.85 for employee and \$10.39 for dependent premiums.

RES. NO. 80-100

The City's agreements with the three non-safety employee groups make provisions to pay for additional premium increases for the employee commencing August 1, 1980.

The City's recently-signed agreement with Police and Fire Units anticipated a 10% increase or \$.70 per month. The actual increase was \$.85 per month. It is Staff's recommendation that the City increase its contribution by the full \$.85 rather than \$.70 as per the contract. It was the intent to pay the full amount of the rate increase. The additional cost of this will be \$161.70 this fiscal year.

A schedule depicting the new contribution rates for the City for dental insurance was presented for Council perusal.

Council was further apprised that there will be no general increase for medical and life insurance premiums this year. The Police and Fire Units did bargain for a new medical insurance program this year and a schedule depicting the rates to be paid by the City for all employees was also presented for Council's scrutiny.

Council was informed that sufficient funds have been budgeted to cover all of these changes.

RESOLUTION NO. 80-100

COUNCIL ADOPTED RESOLUTION NO. 80-100 -
RESOLUTION AUTHORIZING AMENDED CITY CONTRI-
BUTIONS FOR MEDICAL AND DENTAL INSURANCE
PREMIUMS

A presentation regarding the "Old" Lodi Union High School Site was given by Mrs. Charlene J. Lange, which in part included the following information:

The working committee of the Old Lodi Union High School Site Foundation continues to meet each Tuesday noon in the Council Chambers to evaluate the fund-raising efforts and outline goals and working objectives to make the site available to townspeople.

Continued August 6, 1980

This committee is responsible for raising \$275,000 towards reimbursing the City for the purchase of the ten acre site. A network of volunteers are contributing hundreds of hours to solicit funds and support from Lodi area constituents. And with each area covered by a fund-raising chairman including clubs and organizations, high school graduates, business and industry, agriculture, professional, public employees, special gifts and public-at-large, the committee is confident that our goal of \$475,000 will soon be realized.

A chance of a lifetime is in the laps of our community. Many community leaders, businesses, organizations and uncounted families support the need for a community center in Lodi and they recognize the renovation of this downtown site as a one-time opportunity.

On Saturday, October 11 a major fund raising event is being planned in the interest of completing the site purchase and stimulating interest in the future development of the community center. Omega Nu Sorority, already a donor of \$7,000 has committed their membership to coordinate an extensive one day "County Fair" on the grounds of the old campus. Our committee has agreed to volunteer time and labor to organize an auction of remaining items that have been abandoned on the site to sell to the highest bidder with all profits pouring into coffers earmarked for the purchase of this site. Various local service clubs are now coming forth and volunteering their labors with unique fund-raising projects that can also be held during the "County Fair".

There is much to be done in preparation for this fall event and we need the support of the City Council to insure its success. Our first glance check list includes the following considerations:

*Appointment of a Coordinator for the Community Center who will serve as a liaison between the Foundation and the City Council and will be able to spend the necessary time to develop a plan with long range goals for the development of this project.

*The cafeteria building needs minimal repairs to open to use to the public; these repairs include:

- repairing leaks in the roof
- kitchen equipped to be used for catered dinners.
- plumbing and electrical equipment checked to be in proper working order.
- rest rooms need to be in operative order
- tables and chairs for the building's capacity, 350 people, should be available.

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- changes in the fencing should be made so that all doors in the cafeteria would be usable, a diagram depicting the proposed changes was presented for Council's perusal.
- replace fence and gate on Oak Street that were removed by school district
- designate a specific service roadway from Oak Street
- Alvinia Wagemann Allen, the Food Services Director for the LUSD has volunteered her time to coordinate the refurbishing of the cafeteria and has suggested that we investigate the usable equipment that may be available from schools that are closing due to sagging enrollments.

The realization of the resources available in the cafeteria building and the efforts that are being volunteered by scores of Lodians will serve as a catalyst towards the development of a community center. The volunteer effort that has brought this project to the hearts and minds of Lodians are substantial and sincere. Success for the community use of this site depends on the energy and imagination of countless people. We believe in this project and have made the commitment to make it a reality in the very near future. We feel that your positive interest and support in assisting this Foundation in securing their goals will be the first step in providing a community center for the City of Lodi.

Councilman Pinkerton reported on a meeting that had been held this afternoon which had been attended by Councilman Murphy, Councilman Pinkerton, City Manager Graves and Finance Director Wilson concerning the subject.

Cost estimates for the refurbishing of designated facilities situated on the site were presented for Council's perusal.

A lengthy discussion followed with questions being directed to Mrs. Lange and to Staff. The proposed fencing changes were also discussed at length.

Following discussion, on motion of Councilman Pinkerton, Murphy second, Council authorized the transfer of \$30,000 from the Hotel-Motel Tax Fund to be used for the refurbishing of the cafeteria at the Old Lodi Union High School site. The motion carried by unanimous vote.

PARKING METER BOND
REDEMPTION

RES. NO. 80-99

City Manager Graves introduced Agenda item "P" - "Parking Meter Bond Redemption".

City Clerk Reimche read into a record a letter received from the Central Lodi Improvement Committee (CLIC) as follows:

Continued August 6, 1980

City Council
City of Lodi

Gentlemen:

Since December 10, 1979, QUAD Consultants has been working with the Central Lodi Improvement Committee (CLIC) to identify solutions to downtown parking and improvement needs. A report embodying the results of this study program will be submitted to the City Council on August 20, 1980.

Two, co-essential, first steps in the long-range solution to downtown parking and improvement needs have been recommended for consideration by CLIC and by the City. They are:

1. City authorization for payoff at this time of the \$24,927.54 balance of the parking bonds, permitting parking meter removal in conjunction with Step 2.
2. CLIC submittal to the City at an early date, tentatively mid-October, 1980, of qualifying petition for an assessment district to finance installation of both diagonal on-street parking, and on-street landscaping of School Street from Lodi to Locust, with parking meter removal to follow such submittal.

It is requested by CLIC that the Council authorize Step 1 at this time. CLIC will thereafter proceed with Step 2.

Newly constructed, and currently proposed, major retail developments in outlying areas of Lodi increase the need for downtown Lodi to offer shopping-center type amenities in order to remain a viable, economically productive, community core. Included in these necessary amenities are adequate free, front-door, diagonal parking facilities and attractive landscaping.

Parking meters, and downtown parking difficulties, are perceived as a problem by a significant percentage of downtown shoppers. On-street interviews showed 70 percent of downtown parkers opposed to parking meters and 54 percent indicating that downtown parking problems were an important factor in determining where to shop.

It is hoped that the Council can act favorable on this request. CLIC members will be present at your next meeting to answer any questions which you may have.

Sincerely

Signed Walter F. Sanborn
 Central Lodi Improvement
 Committee

A financial report pertaining to the redemption of the subject bonds as prepared by Finance Director Fred Wilson was presented for Council's perusal.

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Mr. Walter F. Sanborn of the Central Lodi Improvement Committee then addressed the Council regarding the matter and responded to questions as were posed by the Council. Mr. Sanborn stated that it is the intention of the Committee that the City be reimbursed for the \$24,927.54 required to pay off the balance of the parking bonds, once the proposed assessment district has been formed.

Discussion followed with questions being directed to Staff and to Mr. Sanborn.

On motion of Councilman Pinkerton, Murphy second, Council authorized the transfer of \$24,927.54 from the Hotel-Motel Tax Fund to be used for the redemption of the Off-Street Parking Meter Bonds with the understanding that this amount will be reimbursed to the City of Lodi once the proposed assessment district has been formed; further that the parking meters would not be removed at this time; and further adopted Resolution No. 80-99 - A Resolution of the Council of the City of Lodi authorizing the designation of Bank of America, National Trust and Savings Association, San Francisco, California, as Bond Agent for the City of Lodi.

The motion carried by unanimous vote.

ACCESSIBILITY OF CITY HALL

Ms. Marla Donovan, who had requested to be placed on the agenda to speak on the accessibility of City Hall was not in the audience. The City Clerk was directed to contact her to ascertain if she wished to appear at a future meeting of the Council.

ORDINANCE AMENDING CITY COUNCIL AGENDA FORMAT

ORD. NO. 1211
INTRO.

At the request of the City Council a proposed ordinance was drafted amending the Order of Business for Lodi City Council meetings as set forth in Article I, Section 2-9 of the Lodi City Code to include the following:

a) Sub-Section 8 to be added to designate a time on each agenda for comments by City Councilmen.

It is further recommended that in amending this particular section of the Code, that the approval of the minutes be included with the approval of the consent calendar.

Councilman Pinkerton then introduced Ordinance No. 1211 which encompasses the following amendments to Article 1, Section 2-9 of the City Code of the City of Lodi:

a) Inclusion of section allowing for "Comments by City Councilmen".

b) Inclusion of minutes on Consent Calendar.

The motion was seconded by Councilman Murphy and carried by unanimous vote.

Council was apprised that the State of California Government Code Section 54957.2 provides that the legislative body of a local agency may designate the City Clerk to attend executive sessions of the legislative body, who shall keep and enter in a minute

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book a record of topics discussed and decisions made at the meeting.

RESOLUTION DESIGNATING THE CITY CLERK TO ATTEND EXECUTIVE SESSIONS AND TO KEEP AND ENTER IN A CONFIDENTIAL MINUTE BOOK A RECORD OF THE TOPICS DISCUSSED

RES. NO. 80-101

The minute book made pursuant to this section is not a public record subject to inspection to the California Public Records Act and shall be confidential. The minute book shall be available only to members of the legislative body, or if a violation of that Chapter is alleged to have occurred at an executive session, to a court of general jurisdiction wherein the local agency lies.

On motion of Councilman Pinkerton, Murphy second, Council adopted Resolution No. 80-101 Resolution designating the City Clerk to attend Executive Sessions and to keep and enter in a confidential minute book a record of the topics discussed.

Following introduction of the matter by City Manager Graves, Assistant City Manager Glenn reported to the Council that the City's Agreement with the City Cab Company for Dial-A-Ride expired on June 30, 1980. The City Cab Company has requested that the rates for Dial-A-Ride be increased and the reason given for the request is the increased cost of gas and oil, parts, insurance and maintenance and repair. A comparative profit and loss statement for 1978-79 together with a copy of the first quarter 1980 compared to the first quarter of 1979 accompanied the request.

Council was apprised that a number of suggestions by the City Cab Company have been offered as a means of effecting this requested rate increase. A study of this matter seems to indicate the following measures would allow an increase in rates to City Cab Company and still maintain efficient service to passengers; these changes to become effective August 7, 1980:

The City will reimburse City Cab Company \$2.50 per ticket, an increase of \$.40 over the present \$2.10 rate;

The customer will be required to pay \$.75 per ticket effective August 7, 1980;

The hours of operation to be extended to 7:00 a.m. to 7:00 p.m.

The additional cost to the City will be approximately \$6,500 per year. These funds shall come from SB 325 funds.

Discussion followed with questions being directed to Staff.

The following persons addressed the Council on problems presently being encountered with the Dial-A-Ride Program:

a)
Ms. Shirley Kleim
Site Coordinator
Loel Center, Lodi

Mrs. Kleim also stated that she feels that the dial-a-ride ticket is presently too high.

b) Mrs. Thelma Harkness, 700 Cardinal St.,
Lodi

c) Mr. Stanley Harkness, 700 Cardinal St.,
Lodi

Continued August 6, 1980

Following additional discussion, Council, on motion of Councilman Pinkerton, Katnich second, adopted Resolution No. 80-102 authorizing city cab fares to be increased from \$1.00 flag drop and \$1.00 per mile to \$1.20 flag and \$1.20 per mile.

On motion of Mayor Pro Tempore McCarty, Murphy second, Council adopted Resolution 80-103 approving the proposed Agreement for the Dial-A-Ride program, whereby -

DIAL-A-RIDE

a) The City will reimburse City Cab Company \$2.50 per ticket, an increase of \$.40 over the present \$2.10 rate.

b) The customer will be required to pay \$.70 per ticket effective August 7, 1980.

RES. NO. 80-102
RES. NO. 80-103

c) The hours of operation are to be extended to 7:00 a.m. to 7:00 p.m.

Council further authorized the Mayor and City Clerk to execute the Agreement on behalf of the City and directed Assistant City Manager Glenn to meet with COG representatives to evaluate the City's present program and make recommendations to the City Council as to the practicality of expanding the City's present transportation system and, if so, how it will be implemented and financed.

EXECUTIVE
SESSION

At approximately 12:15 a.m. Council adjourned to an Executive Session to discuss "personnel matters". The Council reconvened at approximately 12:30 a.m.

On motion of Councilman Pinkerton, Council adopted Resolution No. 80-104 establishing the following salary ranges for Department Heads to be effective July 1, 1980:

SALARY INCREASES
APPROVED FOR
DEPARTMENT HEADS
AND APPOINTEES OF
THE CITY COUNCIL

RES. NO. 80-104

| | per month |
|----------------------------|-------------|
| Community Development Dir. | \$2565/3135 |
| Finance Director | 2545/3105 |
| Fire Chief | 2655/3245 |
| Police Chief | 2795/3415 |
| Public Works Director | 2945/3595 |
| Recreation Director | 2365/2885 |
| Utility Director | 2860/3500 |
| Administrative Assistant | 1815/2215 |
| Assistant City Manager | 2580/3150 |

Further Council established the following monthly salaries for its appointees:

| | |
|---------------|--------|
| City Manager | 3900 |
| City Attorney | 2666 |
| City Clerk | \$ 300 |

The motion was seconded by Mayor Katnich and carried by the following vote:

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Ayes: Councilmen - Hughes, Murphy
Pinkerton and Katnich

Noes: Councilmen - McCarty

Absent: Councilmen - None

Councilman McCarty asked that the record show that he feels that by and large "we" have an outstanding City Staff, but because of the state of the economy he feels that the raises proposed are excessive.

ADJOURNMENT

There being no further business to come before the Council, Mayor Katnich adjourned the meeting at approximately 12:35 a.m.

Attest:

Alice M. Reimche
ALICE M. REIMCHE
CITY CLERK